

003.A

0001

0011.0

Map

Block

Lot

1 of 1

Commercial

CARD ARLINGTON

APPRaised:

Total Card / Total Parcel

283,400 / 283,400

USE VALUE:

283,400 / 283,400

ASSESSED:

283,400 / 283,400



## PROPERTY LOCATION

No	Alt No	Direction/Street/City	
180		MASS AVE, ARLINGTON	

OWNERSHIP		Unit #:	1A
Owner 1:	DUNN JOHN J JR & KAREN		
Owner 2:			
Owner 3:			
Street 1:	36 AERIAL STREET		
Street 2:			
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry:	Own Occ: Y
Postal:	02474	Type:	

## PREVIOUS OWNER

Owner 1:	KANTARJIAN VAHE -
Owner 2:	-
Street 1:	180 MASS AVENUE 101A
Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02474

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Owner 2:	-
Street 1:	180 MASS AVENUE 101A
Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02474

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Owner 2:	-
Street 1:	180 MASS AVENUE 101A
Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02474

## NARRATIVE DESCRIPTION

This parcel contains Sq. Ft. of land mainly classified as Condo-Comm with a Condo Office Building built about 1988, having primarily Brick Exterior and 571 Square Feet, with 1 Unit, 0 Bath, 0 3/4 Bath, 1 HalfBath, 0 Rooms, and 0 Bdrm.	

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	B3	VILLAGE B		water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

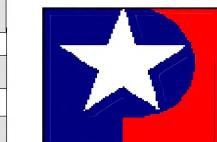
## LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
343	Condo-Comm		0		Sq. Ft.	Site		0	0.	0.00	CC																

## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
343	0.000	283,400			283,400		155487
							GIS Ref
							GIS Ref
							Insp Date
							02/03/09

Total Card / Total Parcel  
283,400 / 283,400  
283,400 / 283,400  
283,400 / 283,400



## USER DEFINED

Prior Id # 1:	155487
Prior Id # 2:	
Prior Id # 3:	
Date	Time
12/10/20	16:11:02
PRINT	
LAST REV	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

## SALES INFORMATION

TAX DISTRICT		PAT ACCT.	
Grantor	Legal Ref	Type	Date
KANTARJIAN VAHE	133-88	1/14/2015	Private
KOURKOULOS CHRI	100-142	8/7/2007	Family
BARSOUM BERJ	U51-190	4/28/1995	
			75,000 No No Y

## BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment

Date	Result	By	Name
6/5/2019	I & E Return	MM	Mary M
2/3/2009	Meas/Inspect	197	PATRIOT
1/1/1992		PM	Peter M

Sign: VERIFICATION OF VISIT NOT DATA / / /

<b>EXTERIOR INFORMATION</b>				<b>BATH FEATURES</b>				<b>COMMENTS</b>				<b>SKETCH</b>						
Type: 63 - Condo Office		Full Bath	Rating:	NEW CONDO 1991 BK; U45 PG; 184 BK:51 PG:190, Building Number 1.														
Sty Ht: 3 - 3 Story		A Bath:	Rating:															
(Liv) Units: 1	Total: 1	3/4 Bath:	Rating:															
Foundation: 1 - Concrete		A 3QBth:	Rating:															
Frame: 2 - Steel		1/2 Bath: 1	Rating: Average															
Prime Wall: 7 - Brick		A HBth:	Rating:															
Sec Wall:	%	OthrFix:	Rating:															
Roof Struct: 4 - Flat		<b>OTHER FEATURES</b>				<b>RESIDENTIAL GRID</b>												
Roof Cover: 11 - Membrane		Kits:	Rating:	1st Res Grid	Desc:	# Units:												
Color: BRICK		A Kits:	Rating:	Level	FY LR DR D K FR RR BR FB HB L O													
View / Desir:		Frl:	Rating:	Other														
<b>GENERAL INFORMATION</b>				WSFlue:	Rating:	Upper												
Grade: C+ - Average (+)		<b>CONDOS INFORMATION</b>				Lvl 2												
Year Blt: 1988	Eff Yr Blt:	Location:				Lvl 1												
Alt LUC:	Alt %:	Total Units:				Lower												
Jurisdict:	Fact: .	Floor: 1 - 1st Floor				Totals	RMS:	BRs:	Baths:	HB	1							
Const Mod:		% Own: 2.920000076																
Lump Sum Adj:		Name: 4 - 3004																
<b>INTERIOR INFORMATION</b>				<b>DEPRECIATION</b>				<b>REMODELING</b>				<b>RES BREAKDOWN</b>						
Avg Ht/FL: STD		Phys Cond: AV - Average	24. %	Exterior:	No Unit	RMS	BRS	FL										
Prim Int Wall: 1 - Drywall		Functional:		Interior:														
Sec Int Wall:	%	Economic:		Additions:														
Partition: T - Typical		Special:		Kitchen:														
Prim Floors: 4 - Carpet		Override:		Baths:														
Sec Floors:	%	Total: 24.8 %		Plumbing:														
Bsmnt Flr: 12 - Concrete				Electric:														
Subfloor:				Heating:														
Bsmnt Gar:				General:														
Electric: 3 - Typical																		
Insulation: 2 - Typical																		
Int vs Ext: S																		
Heat Fuel: 2 - Gas																		
Heat Type: 1 - Forced H/Air																		
# Heat Sys: 1																		
% Heated: 100	% AC: 100																	
Solar HW: NO	Central Vac: NO																	
% Com Wall	% Sprinkled:																	
<b>MOBILE HOME</b>				Make:	Model:	Serial #:		Year:	Color:									
<b>SPEC FEATURES/YARD ITEMS</b>				<b>PARCEL ID</b> 003.A-0001-0011.0								<b>IMAGE</b>						
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value	
More: N	Total Yard Items:					Total Special Features:								Total:				